

271 LENOX ROAD

PROSPECT LEFFERTS GARDENS, BROOKLYN



**RETAIL SPACE
FOR LEASE**

SPACE HIGHLIGHTS

LOCATION

Corner of Lenox Road
& Nostrand Avenue

SPACE

Retail 1 6,138 SF
Retail 2 1,980 SF

CEILING HEIGHT

Front 14 FT
Rear 13.6 FT

FRONTAGE

26 FT

DIMENSIONS

Variable

ZONING

R7-1 C1-3

OCCUPANCY

Immediate

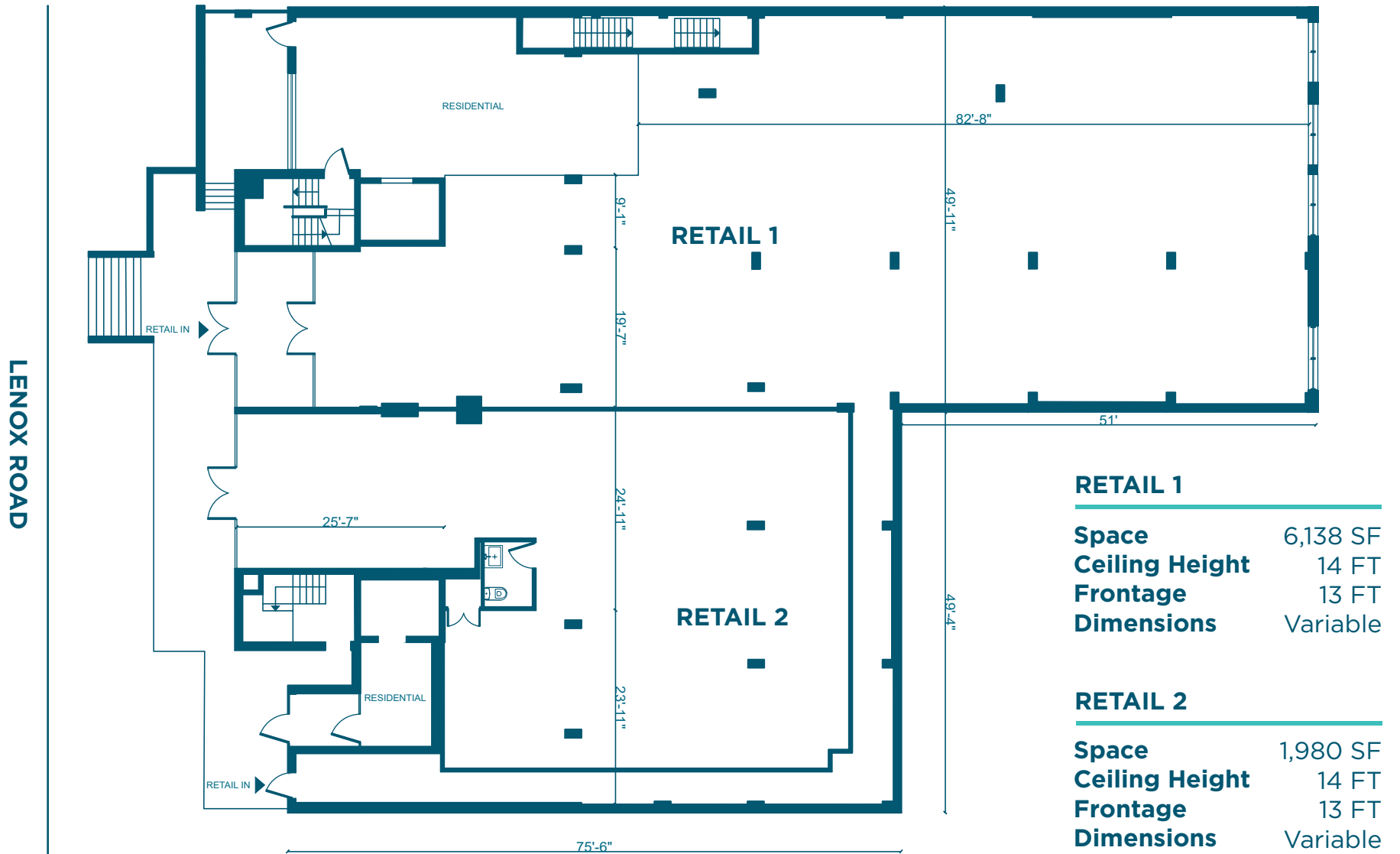
ASKING RENT

Upon Request

HIGHLIGHTS

- Modern Space at the base of a luxury building. High Ceilings and Visible Frontage.
 - Rapidly Growing area, over 1000 luxury rental and condo units coming online, close to major hospital.
 - High Street visibility, close to subway.
 - Willing to subdivide, white-boxed, open layout.
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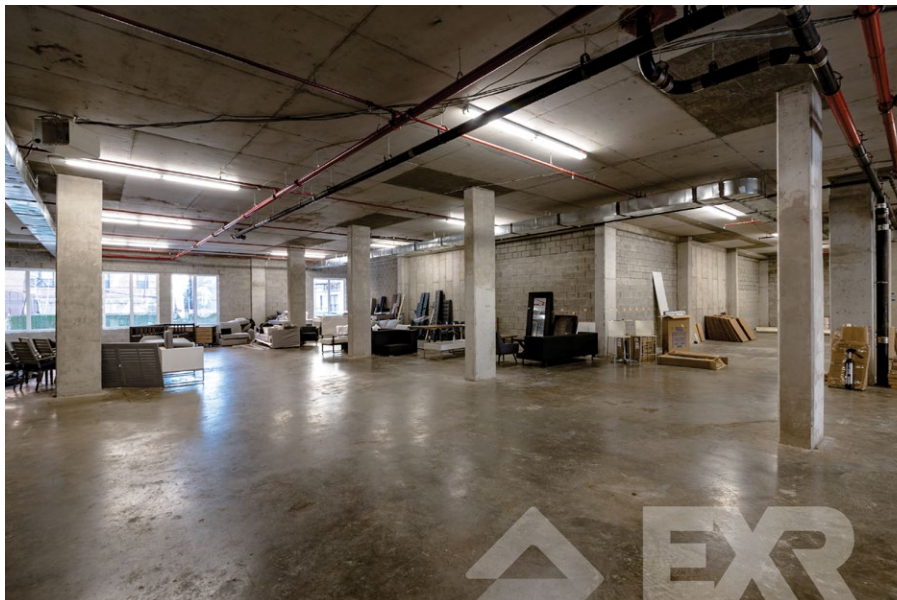
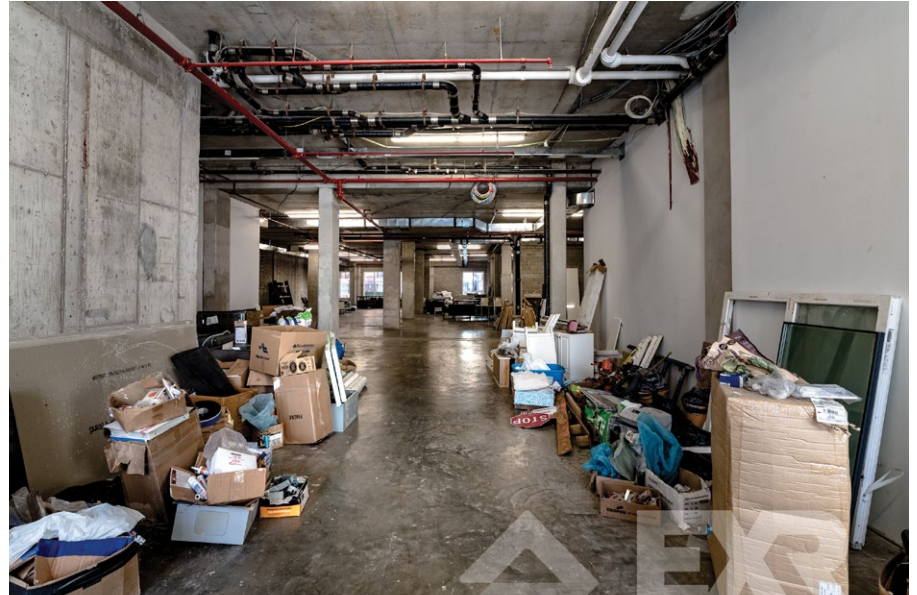
FLOORPLANS & DETAILS



PLG BROOKLYN

271 LENOX ROAD

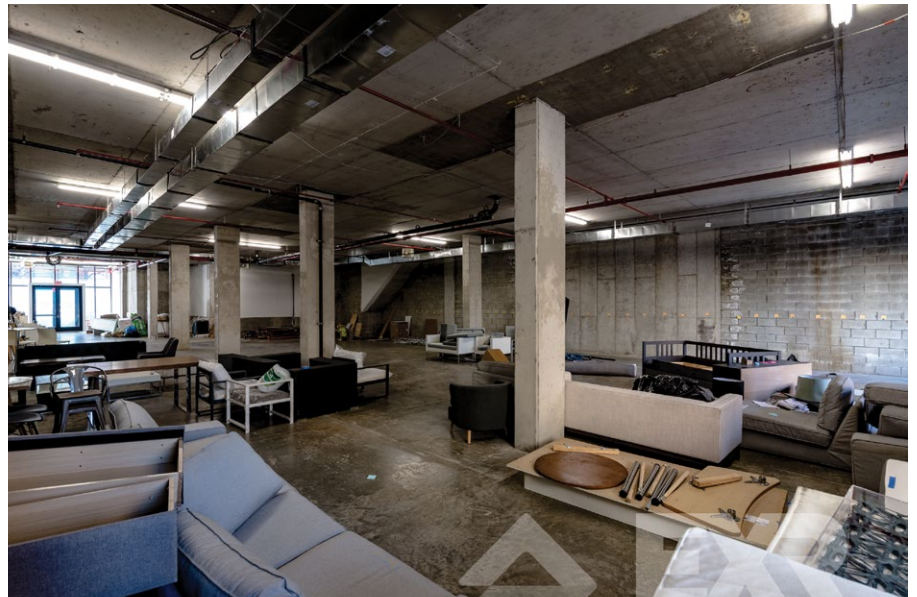
SPACE DEVELOPMENT



PLG BROOKLYN

271 LENOX ROAD

SPACE DEVELOPMENT



NEIGHBORHOOD DEMOGRAPHICS



196,823

POPULATION
WITHIN 1-MILE
RADIUS



37 Years

AVERAGE
POPULATION AGE
WITHIN 1-MILE RADIUS



11.19%

POPULATION
GROWTH SINCE 2010
WITHIN 1-MILE RADIUS



4,590

TOTAL BUSINESSES
WITHIN 1-MILE
RADIUS

NEIGHBORHOOD & TRANSPORTATION

NEIGHBORHOOD TENANTS

- CTown Supermarkets
- The Zombie House
- SUNY Downstate Medical Center
- Veggies Natural juice bar & cafe
- Dream Farm Fruit & Vegetable
- StreetSweeper Cafe & Lounge
- Duane Reade
- Immaculee
- Taproom 642 Brewery
- CVS Pharmacy
- Walgreens
- Chase Bank
- Dunkin' Donuts
- The Meat Place
- Life Care Pharmacy
- East Coast
- My Father's Place
- Gandhi
- Lakay Venus
- Key Food Supermarkets
- Citibank
- Jus Juice
- Zeppp Tea
- MCG Grand Cafe
- Palooza Kitchen
- Blink Fitness Flatbush

TRANSPORTATION

- 3 Min Walk at Winthrop Street
- 5 Min Walk at Church Avenue
- 13 Min Walk at Parkside Avenue



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CONTACT



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